



Summersdeane | Southwick | BN42 4QU

Offers Over £200,000



We are delighted to offer for sale this spacious one bedroom first floor flat benefitting from a South facing rear garden forming part of this semi detached property.



Key Features

- First Floor Apartment
- Feature South Facing Private Rear Garden
- Modern Fitted Kitchen
- Newly Fitted Wet Room
- New Fitted Boiler
- Low Maintenance Costs
- One Double Bedroom
- Pvcu Double Glazed Window
- External Brick Built Storage
- No Onward Chain



1 Bedroom



1 Bathroom



1 Reception Room

INTERNAL

Private pvcu double glazed front door through to:-

SPACIOUS ENTRANCE HALL West aspect. Comprising pvcu double glazed window, understairs storage area, radiator, single light fitting, stairs up to:-

FIRST FLOOR LANDING West aspect. Comprising pvcu double glazed window, loft hatch access housing boiler.

MODERN FITTED KITCHEN North aspect. Comprising wood effect laminate work surfaces with cupboards below, matching eye level cupboards, inset one and half bowl sink unit with mixer tap, space and provision for washing machine, space and provision for range cooker with contemporary extractor fan above, sunken spotlights, radiator, laminate flooring.

BEDROOM North aspect. Comprising pvcu double glazed window, carpeted flooring, radiator, single light fitting, feature fireplace.

LOUNGE South aspect. Comprising pvcu double glazed window benefitting from distant sea views, radiator, sunken spotlights, feature fireplace, original stripped wood flooring.

MODERN FITTED WET ROOM South aspect. Comprising obscure glass pvcu double glazed window, shower area with wall mounted electric shower, wall mounted shower seat, wall hung hand wash basin, low flush wc, radiator, fully tiled walls, ceiling light fitting, extractor fan.

EXTERNAL

FEATURE SOUTH FACING REAR GARDEN Private brick built shed benefitting from power, lighting and a pvcu double glazed window, paved seating area onto artificial lawned area with various mature tree and shrub borders.

TENURE

LEASE: 125 years from 18 Feb 1988 - 89 years remaining

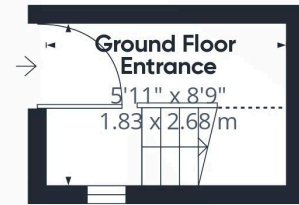
MAINTENANCE : For 2024/25 Approximately £478.04

GROUND RENT: Approximately £10 per annum

LOCATION

Situated North of the Old Shoreham Road, Southwick being within 1/2 mile of local amenities at Windmill Parade and within 1 Mile of Southwick Square and Southwick Green with its comprehensive shopping facilities, library, health centre and railway station.

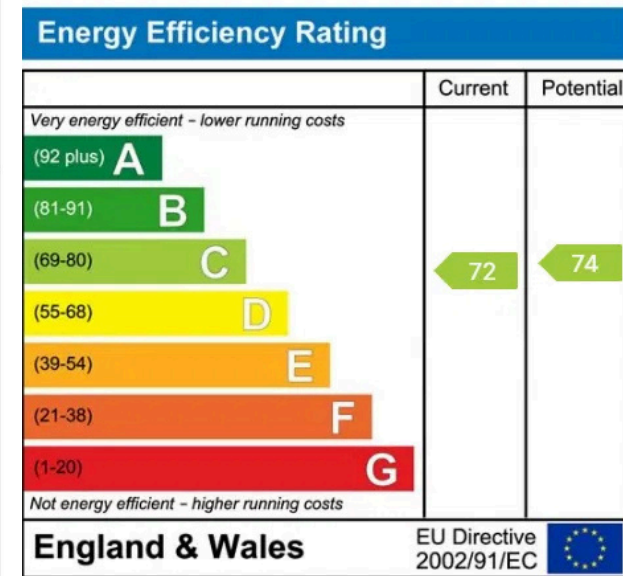




Floor 0 Building 1



Floor 1 Building 1



Property Details:

Floor area (as quoted by EPC: 538 sqft)

Tenure: Leasehold

Council tax band: A

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.